

July 12, 2020



**Talbot County Short-Term Rental Review Board
Minutes**

Thursday, April 1, 2021 at 1:00 p.m.
Virtual Meeting

Attendance:

Commission Members:

Scott Kane, Chairman
David McQuay, Vice Chairman
Martha Suss
Cindy Reichart

Staff:

Andrew Meehan, Attorney
Miguel Salinas, Assistant Planning Officer
Elisa Deflaux, Planner II
Mike Duell, Chief Code Compliance Officer

1. Call to Order - The Chair called the virtual meeting to order on April 1, 2021 at 1:00 p.m. Mr. Kane opened the meeting.

2. Administrative Matters – The Board discussed the member vacancy was still short one member and waiting on County Council to approve. Mr. Kane announced that Councilman Divilio was in attendance and announced that applications have been submitted and are being reviewed for the vacancy. Mr. Andrew Meehan, Attorney was introduced as the Board's counsel.

3. Minutes – Mr. McQuay made a motion to approve the minutes for February 25, 2021 and seconded by Ms. Reichart. The motion carried unanimously (4-0). Ms. Reichart made a motion to approve the minutes as modified for March 11, 2021 and seconded by Mr. McQuay. The motion carried unanimously (4-0).

4. Old Business – None.

5. New Business -

- a. Shawn Archambault / Fluidedge Holdings, ST-217-FLU, 21732 Camper Circle, Tilghman, MD 21671, (Map 44A, Parcel 51, Zoned Village Mixed). Ms. Deflaux presented the staff report for the Short-Term Rental (STR) license application. Mr. Archambault was on the virtual call. Mr. Archambault spoke on behalf of his application and history of the rental property and stated his wife is a co-owner. Screening was discussed. Mr. Archambault indicated he planted more than he was required. Mr. Salinas stated the plan was approved and just had to be inspected to make sure the plants were installed. There was a discussion about the pool and lighting and Mr. Kane suggested a time limit on the usage of the pool.

The Board called for public comment; Mr. Divilio spoke on the restriction of the 8 p.m. pool usage and stated it should be taken out. Mr. Salinas stated there are no

52 regulations regarding that topic in the STR regulations and the County does have
53 a noise ordinance. Mike Duell verified the time frame of day and night noise
54 decibels in the noise ordinance. Written comments were received by the Board
55 from Susan duPont, Leslie Steen, Mary Kellogg and Tom Geary. Mr. Salinas read
56 the letters.
57

58 **Ms. Reichart made a motion to approve the STR application for four (4)**
59 **bedrooms for 21732 Camper Circle, with staff conditions, seconded by**
60 **Mr. McQuay. The motion carried unanimously (4-0).**
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- 62 b. Ajoke Williams, ST-214-WIL, 21458 Gibsontown Road, Tilghman, MD 21671,
63 (Map 44A, Parcel 112; Zoned Village Mixed). Ms. Deflaux presented the staff
64 report for the Short-Term Rental (STR) license application. Ms. Williams was on
65 the virtual call. She spoke on the application and history of the rental property.
66 Mr. Duell explained the fine that had been enforced on Ms. Williams and that she
67 is in good standing and the fine was paid in full. He also explained the maximum
68 occupancy on site excludes infants 18 months of age and under and at all times
69 there can be no more than six (6) people on the property; two (2) people per
70 bedroom.
71

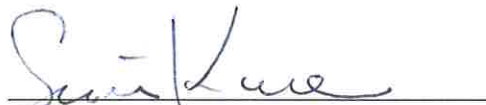
72 The Board called for public comment; no one spoke on the application. Written
73 comments were received by the Board from Ms. duPont. Mr. Salinas read the
74 letter.
75

76 **Ms. Reichart made a motion to approve the STR application for three (3)**
77 **bedrooms for 21458 Gibsontown Road, with staff conditions, seconded by**
78 **Mr. McQuay. The motion carried unanimously (4-0).**
79

80 **6. Other Matters for Discussion – None.**
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82 **7. Adjournment -** The Chair called the meeting to adjourn. The meeting was adjourned at
83 2:43 p.m.
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85 Read and approved by the Board on July 15, 2021.
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89
90 Chairman
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